

John Lynn Sanford,

Grantor

TO

Brittany L. Bozof,

Grantee

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, **I, John Lynn Sanford**, Grantor, does hereby grant, bargain, sell, convey and warrant unto **Brittany L. Bozof**, an unmarried woman, Grantee, that certain real property lying and being situated in the County of DeSoto, State of Mississippi, and being more particularly described as follows, to-wit:

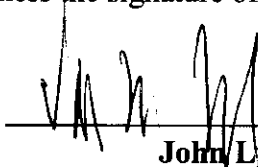
Lot 39, Village Square Subdivision, in Section 27, Township 1 South,
Range 6 West, DeSoto County, Mississippi, as per plat of record in Plat
Book 40, Page 15, Chancery Court of DeSoto County, Mississippi.

The above described real property is conveyed subject to road rights of way, public utility easements and zoning, subdivision, and health department regulations of the City of Olive Branch, DeSoto County, Mississippi; subject to any matters which might be revealed by an accurate current survey; subject to any prior reservation or conveyance of oil, gas or mineral rights of any kind or character whatsoever; subject to covenants, limitations, and restrictions of said subdivision as found on plat of said subdivision of record in Plat Book 40, Page 15; Deed Book 246, Page 1 and/or elsewhere, of the records of DeSoto County, Mississippi; and subject to taxes for the year 2005 and all subsequent years.

This being the same property devised to the grantor herein by the Last Will and Testament of Frances H. Howell, deceased, which Last Will and Testament was admitted to probate in the Chancery Court of DeSoto County, Mississippi, in cause No. 05-01-0103 and recorded in Will Book 30, Page 723 in Chancery Clerk's Office of DeSoto County, Mississippi.

Taxes for the year 2005 are being pro-rated on an estimated basis as part of this closing, Grantor shall be liable and responsible to Grantee for any shortage in such amount which may be determined upon publication of said taxes. Grantee, her heirs, successors, and assigns shall be liable for the taxes for all subsequent years.

IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 20 day of May, 2005.



John Lynn Sanford

STATE OF MISSISSIPPI

COUNTY OF DESOTO

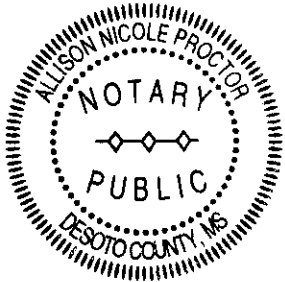
PERSONALLY appeared before me, the undersigned authority of law in and for this jurisdiction, the within named **John Lynn Sanford**, who acknowledged to me that he executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal on this the 20 day of May, 2005.



NOTARY PUBLIC

My Commission Expires:
12-9-07



Grantor:
John Lynn Sanford

Grantee:
Brittany L. Bozof

Address:
821 West Drive

Address:
7140 Village Lane

Memphis, TN 38112

Olive Branch, MS 38654

Home Telephone: (901) 458-7749

Home Telephone: N/A

Work Telephone: (503) 757-6555

Work Telephone: (901) 496-2619